

VILLAGE OF KEY BISCAYNE
88 WEST MCINTYRE STREET
KEY BISCAYNE, FL 33149

ZONING ORDINANCE REVIEW COMMITTEE

THURSDAY, AUGUST 27, 2009 8:30 A.M.

BUILDING, ZONING, AND PLANNING DEPARTMENT

CONFERENCE ROOM, 2ND FLOOR ROOM 250

AGENDA

1. Attendance
2. Approval of Minutes: August 20, 2009
3. Review of Zoning Ordinance
 - a. HR Hotel Resort Zoning Ordinance (please print attachment and bring to the meeting)
 - b. Recommendation to Village Council - part of overall ZORC Ordinance or separate HR Hotel Resort Ordinance
4. Public comment
5. Next Meeting Date:
 - a. Agenda Items Recommended by Committee
6. Adjournment

Minutes: August 20, 2009

1. The meeting was called to order at 8:36 a.m.
2. Attendance was recorded by Staff.
3. The minutes of the August 6, 2009 meeting were approved.
4. The Committee discussed a density bonus for a hotel. There was a consensus that bonuses should be provided for parkland and lot assemblage and these would be discussed at the next meeting. The following motions were made regarding a project with a bonus for hotel and apartment unit mixed use project:
 - a. Motion to change the residential density from 16 units per acre to 12 units per acre with a maximum number of hotel units set at 280 and maximum number of apartment units set at 80 and minimum number of hotel units at 100 and a minimum number of apartment units set at 60 with a requirement of 1 apartment unit per 3.5 hotel rooms failed 5-2.

- b. Motion to change the residential density from 16 units per acre to 12 units per acre with a maximum number of hotel units set at 250 and maximum number of apartment units set at 100 with a requirement of 1 apartment per 2.5 hotel rooms approved 6-1.
- 5. Public Comment: Julio Padilla supported moving the taller portions of the project towards the ocean.
- 6. The next meeting was set for Thursday, August, 2009, 8:30 a.m. BZP Conference Room.
- 7. The meeting adjourned at 10:17 a.m..
- 8. Respectfully Submitted
Jud Kurlancheek, AICP, Director
Building, Zoning, and Planning Department